

Rec'd for Record April 9 1976 1139 A

## THIS DEED

Made this 6th day of April, 1976, by QUINCE ORCHARD ASSOCIATES, INC., a Maryland Corporation, party of the first part, and JAMES MONTGOMERY PETERS, JR. and ROSEMARY PETERS, his wife, parties of the second part:

W I T N E S S E T H: That for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, receipt of which is hereby acknowledged, the said QUINCE ORCHARD ASSOCIATES, INC. does hereby grant and convey unto JAMES MONTGOMERY PETERS, JR. and ROSEMARY PETERS, his wife, as tenants by the entireties, their heirs and assigns in fee simple, all the following described lot or parcel of land situate, lying and being in the Brunswick Election District, County of Frederick, State of Maryland, described as follows, to wit:

Lot 121, Block 13, in the subdivision known as "Brunswick Heights", as recorded in Plat Book 6, folio 72 among the Plat Records of Frederick County, Maryland.

BEING a portion of all those lots, pieces or parcels of ground more particularly described in a deed from Andrew L. Bissett, Widower, William W. Wenner and Lila C. Wenner, his wife, and Ann W. Osteen and Clark L. Osteen, also known as C. Lamont Osteen, her husband, unto QUINCE ORCHARD ASSOCIATES, INC., a Maryland Corporation, dated July 31, 1970 and recorded in Liber 829, folio 516 among the Land Records of Frederick County, Maryland.

SUBJECT HOWEVER, to the conditions and restrictions in a Declaration of Covenants by Quince Orchard Associates, Inc., a Maryland Corporation, dated April 14, 1971 and recorded in Liber 845, folio 374 among the Land Records of Frederick County, Maryland.

TOGETHER with the building and improvements thereupon, erected, made or being; and all and every, the rights, alleys, waters, ways, privileges, appurtenances and advantages, to the same belonging or in anyway appertaining.

TO HAVE AND TO HOLD the same piece or parcel of ground and premises